

12/12/05 10:27:53  
BK 516 PG 444  
DE SOTO COUNTY, MS  
W.E. DAVIS, CH CLERK

<b>WARRANTY DEED</b>  prepared by: Kim McCord Lender's Title & Escrow, LLC 810 Crescent Centre Drive, Suite 250 Franklin, Tennessee 37067 (615) 778-9255 - Fax: (615) 778-9015		STATE OF MISSISSIPPI COUNTY OF <u>DeSoto</u> THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS \$136,000.00 Kim McCord Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18TH DAY OF NOVEMBER, 2005. Notary Public KANDACE N. TOMES NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN. MY COMMISSION EXPIRES: <u>02/01/08</u> (AFFIX SEAL)
<b>THIS INSTRUMENT WAS PREPARED BY</b> Lender's Title & Escrow, LLC, 810 Crescent Centre Drive, Suite 250, Franklin, TN 37067 (615) 778-9255		
<b>ADDRESS NEW OWNER(S) AS FOLLOWS:</b> Shelley L. Stevenson (NAME) 10156 Phillips Dr. N/A (ADDRESS) Olive Branch, MS 38654 (CITY) (STATE) (ZIP)	<b>SEND TAX BILLS TO:</b> Shelley L. Stevenson (NAME) 10156 Phillips Dr. (ADDRESS) Olive Branch, MS 38654 (CITY) (STATE) (ZIP)	<b>MAP-PARCEL NUMBERS</b> 106735090-00034.00

For and consideration of the sum of ten dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Daniel A. Puryear, hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto Shelley Stevenson and Steven N/A Stevenson, hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in DeSoto County, State of Mississippi, described as follows, to-wit.:

**SEE ATTACHED EXHIBIT A**

Said property herein described is subject to the following, including but not limited to declarations, conditions, covenants, restrictions, agreements, easements and/or encroachments of record in said Register's Office:

a) None found of record

unimproved ☐

This is improved ☒ property, known as

10156 Phillips Dr., Olive Branch, MS 38654

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

It is expressly agreed by the parties hereto that all taxes for the current year shall be prorated between them as of the date of this deed.

This conveyance is expressly made subject to reservations, restrictions, easements, covenants and conditions contained in former instruments of record pertaining thereto and to all easements and encroachments apparent from an inspection of the property.

Witness my hand this 18th day of November, 2005.

Daniel A. Puryear  
Daniel A. Puryear

N/A

Feet Ex  
Lender

STATE OF MISSISSIPPI

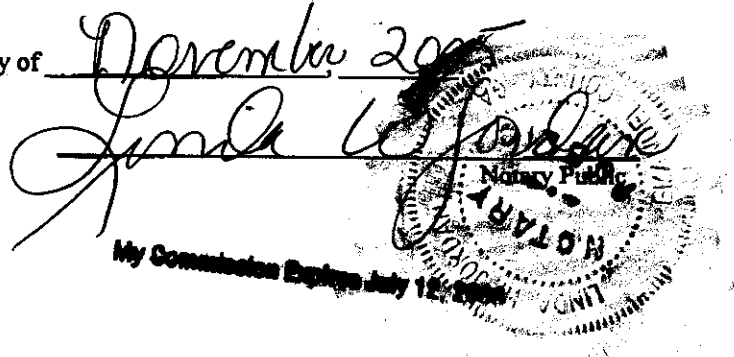
BK 516 PG 445

COUNTY OF DeSoto

Personally appeared before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, the within named bargainors, Daniel A. Puryear, with whom I am personally acquainted and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at office this the 18 day of November 2005

Commission expires:



**EXHIBIT A**

Being Lot No. 34, Section C, on the plan of Phillips Place Subdivision, Section 35, Township 1 South, Range 6 West as of record in Plat Book 36, page 10, Chancery Clerk's Office for DeSoto County, Mississippi.

Being the same property conveyed to Daniel A. Puryear, by Deed from Daniel A. Puryear and wife, Cynthia D. Puryear dated September 22, 2003 and filed for record in Book 454, page 257, Chancery Clerk's Office for DeSoto County, Mississippi.